

Notice of Exemption

Appendix E

To: Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95812-3044
County Clerk
County of: Mono
PO Box 237
Bridgeport, CA 93517

From: (Public Agency): Mono County Planning Division
PO Box 347
Mammoth Lakes, CA 93546

(Address)

Project Title: Conditional Use Permit Modification 20-003

Project Applicant: June Lake Brewing

Project Location - Specific:
101 South Crawford Avenue, APN 015-113-065

Project Location - City: June Lake Project Location - County: Mono

Description of Nature, Purpose and Beneficiaries of Project:

Modification to existing Use Permit 13-003 at 101 South Crawford Avenue (APN 015-113-065). Modifications include expanding the outdoor premise where drinks and food may be consumed to include a 5,979-sf area between Ohanas 395 food truck and the brewery entry. The premise will include not more than 72 seats. Separation between vehicular traffic and seating will include barrels, roping, fencing with a gate, and a low wall. Existing parking plus additional spaces on the adjacent property under same ownership will be utilized. Snow storage for the project will be available on adjacent undeveloped properties under the same ownership, APN 015-113-014 and 015-113-010, and an easement for such use shall be recorded against the properties. A vehicular path of travel will be maintained along the premise's perimeter to access an ADA parking space, and parking for existing apartments.

Name of Public Agency Approving Project: Mono County Planning Commission

Name of Person or Agency Carrying Out Project: Justin Walsh

Exempt Status: (check one):

- Ministerial (Sec. 21080(b)(1); 15268);
Declared Emergency (Sec. 21080(b)(3); 15269(a));
Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
[X] Categorical Exemption. State type and section number: 15301 Existing Facilities, Class 1
Statutory Exemptions. State code number:

Reasons why project is exempt:

The project is consistent with a Class 1 California Environmental Quality Act (CEQA) exemption. Class 1 (15301) consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination. The project is a modification or minor alteration for the use of the property already developed with structures. The business currently maintains an outdoor patio for patrons. This project will allow the outdoor premise to expand while lessening the indoor premise. The outdoor patio expansion is negligible and the business will be required to adhere to existing parking and noise standards.

Lead Agency
Contact Person: Michael Draper Area Code/Telephone/Extension: 760-924-1805

If filed by applicant:

- 1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the public agency approving the project? Yes No

Signature: Michael Draper Date: 12/21/2020 Title: Planning Analyst

Signed by Lead Agency Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code.
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

Date Received for filing at OPR:

Posted 12/21/20

RECEIVED

DEC 21 2020

thru

OFFICE OF THE CLERK

MC 20-024

1/21/2021